

**ACTION FOR APPROVAL UNDER SENIOR VICE CHANCELLOR AUTHORITY – AMENDMENT #6 TO THE UC SAN FRANCISCO 2014 LONG RANGE DEVELOPMENT PLAN FOLLOWING ACTION PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, 777 MARIPOSA STREET AND LAUREL HEIGHTS UPDATE, SAN FRANCISCO CAMPUS**

**EXECUTIVE SUMMARY**

The Regents approved UCSF's 2014 Long Range Development Plan (LRDP) following certification of the 2014 LRDP Environmental Impact Report (EIR) in November 2014. Since that time, there have been five amendments to the LRDP, as follows:

- LRDP Amendment #1 – Mission Bay Temporary Child Care
- LRDP Amendment #2 – Mission Bay Block 33
- LRDP Amendment #3 – 2130 Third Street
- LRDP Amendment #4 – Minnesota Street Housing
- LRDP Amendment #5 – 2130 Post Street

LRDP Amendment #6 is now proposed as follows:

- Add the 777 Mariposa Street property as a Smaller Owned Site (LRDP Chapter 9)
- Update the status of the Laurel Heights site as leased property rather than owned property (LRDP Chapter 10)

777 Mariposa Street was acquired by the University in 2016. Located in the Dogpatch neighborhood just south of the UCSF Mission Bay campus site, the property contains a one-story pre-cast concrete structure of about 43,600 square feet. When acquired, it was occupied by a private wholesale plumbing supply business that subsequently vacated the site. Most recently, the building has been used by UCSF for construction offices and storage. The future use of the site is to be determined.

The Laurel Heights site was acquired by a private developer in 2018 and the University transitioned from property owner to lessee. The University is vacating the building by moving departments to Parnassus Heights, Mission Bay, and other UCSF locations.

## **PROPOSED ACTION**

LRDP Amendment #6 represents an administrative change as a minor LRDP amendment, which falls within the approval authority of the Senior Vice Chancellor, Finance and Administration pursuant to Delegation of Authority 2629 and subsequent redelegations by the UCSF Chancellor. The Senior Vice Chancellor, Finance and Administration, is being asked to approve LRDP Amendment #6 following action pursuant to the California Environmental Quality Act.

Regarding the addition of 777 Mariposa Street to the LRDP, smaller owned sites are generally not assigned functional zones because they are typically developed with a single facility, and changes from that initial use would require future approvals. Accordingly, 777 Mariposa Street is not assigned a functional zone.

Proposed text revisions to the LRDP Chapter 9 Smaller Owned Sites, and Chapter 10 Leased Sites, are identified in Attachment 1 LRDP Amendment. Conforming changes will be made to the LRDP to reflect this LRDP Amendment.

### ***Environmental Review***

Pursuant to the California Environmental Quality Act (CEQA), the proposed action has been determined to be exempt from environmental review under CEQA Guidelines Section 15061(b)(3), the “common sense exemption,” which stipulates that CEQA applies only to projects that have the potential for causing a significant effect on the environment. The proposed action would involve only an update to the LRDP to document activities that have already occurred – the inclusion of the 777 Mariposa Street property, which was acquired in 2016, and a change in ownership of the Laurel Heights property that occurred in 2018. No change in use or physical changes are proposed. As it can be seen with certainty that there is no possibility that the proposed action may have a significant effect on the environment, the proposed action is not subject to CEQA.

**RECOMMENDATION**

Pursuant to DA 2629 Delegation of Authority – Capital Project Matters and redelegation by the Chancellor, it is recommended that the Senior Vice Chancellor, Finance and Administration:

1. Approve Amendment #6 to the UC San Francisco 2014 Long Range Development Plan
2. Determine the project to be exempt from CEQA

Approval:

<small>DocuSigned by:</small> <i>Paul Jenny</i> <small>128FF2DE25994BC...</small>	12/16/2020
Paul Jenny	Date
Senior Vice Chancellor Finance and Administration	

**ATTACHMENTS:**

Attachment 1: LRDP Amendment

Reviewed by:

 <sup>DS</sup> K. Beauchamp  <sup>DS</sup> A. Murasaki  <sup>DS</sup> B. Newman

**LRDP AMENDMENT**

1. LRDP Chapter 9, Smaller Owned Sites, is amended as follows:
  - a. Section 9.2 Laurel Heights, is removed, and subsequent sections are renumbered.
  - b. A new Section 9.10 777 Mariposa Street is added:

9.10 777 Mariposa Street<sup>5</sup>

777 Mariposa Street is located along the northern edge of the Dogpatch neighborhood, just south of the UCSF Mission Bay campus site at the southwest corner of Mariposa and Minnesota Streets. The existing building, a one-story pre-cast concrete structure of about 43,600 square feet, was acquired by the University in 2016. The site was previously used by a wholesale plumbing supply business and most recently used by UCSF for construction offices and storage. The future use of the site is to be determined.

<sup>5</sup> Added by LRDP Amendment #6.

2. LRDP Chapter 10, Leased Sites, is amended as follows:
  - a. The Laurel Heights site is added to Section 10.3 Leases Farther Than ¼ Mile From a Main Campus Site, as follows:

Laurel Heights (3333 California Street)

Previously owned by UCSF, the property was acquired by a private developer in 2018 and the University transitioned from property owner to lessee. The University is vacating the building by moving departments to Parnassus Heights, Mission Bay, and other UCSF locations.

Conforming changes will be made to the LRDP to reflect this LRDP Amendment.